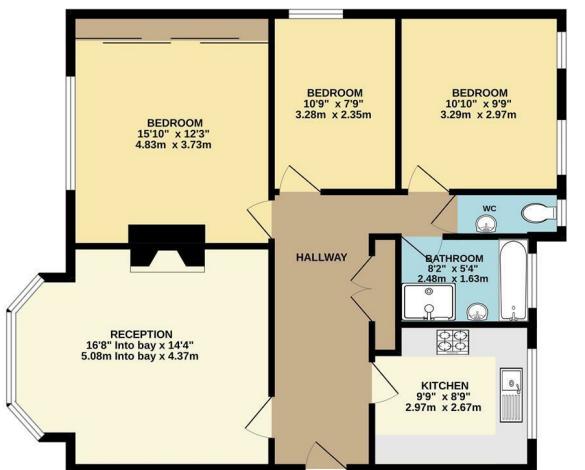




GROUND FLOOR



Whilst every effort has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows and rooms are approximate. The services, systems and appliances shown have not been tested and no guarantee is given as to their working order or general condition. Made with Metricon 2022

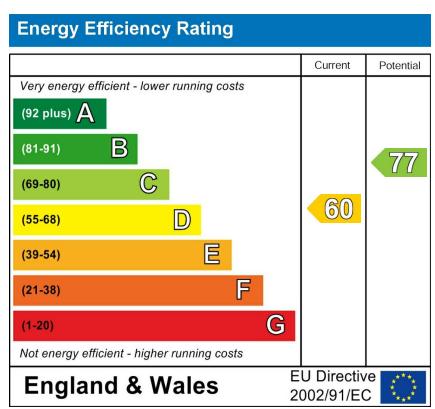
Three Bedrooms | Ground Floor | Share of Freehold | Purpose built period development | Spacious lounge/dining room | Stylish bathroom suite with underfloor heating | Beautiful working fireplace & parquet flooring | Ground floor apartment | Contemporary fitted kitchen | Immaculately presented and tastefully decorated

CHURCHILL
estates



Eagle Court, Wanstead, E11 1PD

£550,000 Leasehold - Share of Freehold



Three bedrooms
Purpose built period development
Spacious lounge/dining room
Stylish bathroom suite with underfloor heating
Beautiful working fireplace & parquet flooring
Ground floor apartment
Share of Freehold
Contemporary fitted kitchen
Immaculately presented and tastefully decorated
Close proximity of both Wanstead High Street & Snaresbrook Central line station (0.4 miles)

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.

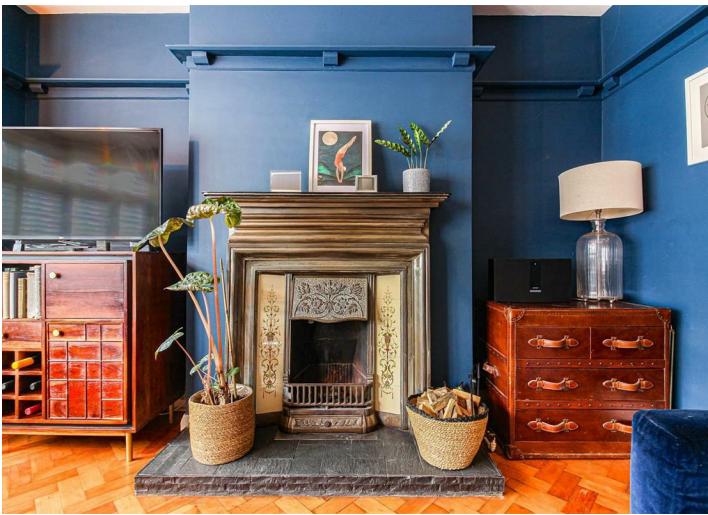
References to the tenure of a property are based on information supplied by the seller. The agent has not had the sight of the title documents. A buyer is advised to obtain verification from their solicitors.



To view call **020 8989 0011**
Email wanstead@churchill-estates.co.uk

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Located on the ground floor of this charming and sought after period development situated just off Hermon Hill, is this immaculately presented and tastefully decorated three bedroom apartment offering spacious and well proportioned accommodation throughout. Positioned on a quiet and tucked away cul-de-sac, whilst being within close proximity of both Wanstead High Street, Snaresbrook Central line station (0.4 miles) and within catchment of the highly regarded Snaresbrook primary school. Boasting a bright and spacious lounge / dining room with feature bay window, stylish plantation shutters and a beautiful working fireplace, contemporary fitted kitchen with integrated dishwasher and wine cooler, generous main bedroom with ample fitted wardrobes, two further bedrooms and stylish bathroom suite with separate WC and underfloor heating. Further benefiting from owning a Share of Freehold with a long lease in excess of 900 years, stunning parquet flooring in the lounge, main bedroom and hallway, communal parking and well tended gardens along, entry phone security and this property is currently assigned a garage with parking in front via the residents committee at a charge of £180 per quarter, an agreement which could potentially be continued by any new purchaser.

For further information or to arrange a viewing, please contact the office at your earliest convenience to avoid disappointment.

